



COUNTY OF LOS ANGELES
DEPARTMENT OF PUBLIC WORKS

"To Enrich Lives Through Effective and Caring Service"

900 SOUTH FREMONT AVENUE
ALHAMBRA, CALIFORNIA 91803-1331
Telephone: (626) 458-5100
<http://dpw.lacounty.gov>

GAIL FARBER, Director

ADDRESS ALL CORRESPONDENCE TO:
P.O. BOX 1460
ALHAMBRA, CALIFORNIA 91802-1460

January 07, 2014

The Honorable Board of Supervisors
County of Los Angeles
383 Kenneth Hahn Hall of Administration
500 West Temple Street
Los Angeles, California 90012

ADOPTED

BOARD OF SUPERVISORS
COUNTY OF LOS ANGELES

39 January 7, 2014

Sachi A. Hamai
SACHI A. HAMAI
EXECUTIVE OFFICER

Dear Supervisors:

**RESOLUTION OF SUMMARY VACATION OF AN AIRSPACE EASEMENT
SOUTHEAST OF CONSTITUTION AVENUE
IN THE UNINCORPORATED COMMUNITY OF STEVENSON RANCH
(SUPERVISORIAL DISTRICT 5)
(3 VOTES)**

SUBJECT

This action will allow the County of Los Angeles to vacate an easement for airspace for visibility, line-of-sight purposes southeast of Constitution Avenue in the unincorporated community of Stevenson Ranch that is no longer needed for public use. The vacation has been requested by the underlying property owner to clear the encumbrance from the property's title and provide improvements for additional parking to the existing Stevenson Ranch Plaza Commercial Center.

IT IS RECOMMENDED THAT THE BOARD:

1. Find that this action is categorically exempt from the provisions of the California Environmental Quality Act.
2. Find that the easement for airspace purposes southeast of Constitution Avenue in the unincorporated community of Stevenson Ranch has not been used for the purpose for which it was dedicated or acquired for five consecutive years immediately preceding the proposed vacation, and it has been determined to be excess and there are no public facilities located within the easement and that it may, therefore, be vacated pursuant to Section 8333(a) and (c) of the California Streets and Highways Code.
3. Adopt the Resolution of Summary Vacation.

4. Upon approval, authorize the Director of Public Works to record the certified original resolution with the office of the Registrar-Recorder/County Clerk of the County of Los Angeles.

PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION

The purpose of the recommended actions is to find that the project is categorically exempt from the California Environmental Quality Act (CEQA) and allow the County of Los Angeles to vacate the easement for airspace purposes southeast of Constitution Avenue (Easement) in the unincorporated community of Stevenson Ranch, since it no longer serves the purpose for which it was dedicated and is not required for public use.

Implementation of Strategic Plan Goals

The Countywide Strategic Plan directs the provision of Operational Effectiveness (Goal 1). The vacation of the Easement will result in added revenue through assessment and taxation and reduce the County's exposure to potential liability.

FISCAL IMPACT/FINANCING

There will be no impact to the County General Fund.

The applicant has paid a \$1,500 fee to defray the expense of the investigation. This amount has been deposited into the Road Fund. The fee was authorized by the Board in a resolution adopted May 4, 1982, Synopsis 62 (Fee Schedule), and as prescribed in Section 8321(d) of the California Streets and Highways Code.

FACTS AND PROVISIONS/LEGAL REQUIREMENTS

The area to be vacated contains approximately 10,455 square feet and is shown on the map that is attached to the enclosed Resolution of Summary Vacation.

The County's interest in the easement was acquired in 1996 by dedication in Parcel Map No. 24365, filed in Book 271, pages 31 through 34, inclusive, of Parcel Maps, in the office of the Registrar-Recorder/County Clerk of the County as an easement for airspace visibility purposes.

Mr. Jim Idleman, on behalf of H.E. Danielle, LLC, the underlying property owner, requested the vacation of the airspace easement to clear the encumbrance from his property's title and allow for improvements for additional parking to the existing Stevenson Ranch Plaza Commercial Center. The airspace easement, which originally provided visibility along Constitution Avenue, is no longer necessary since the realignment of Constitution Avenue in 2003.

The California Streets and Highways Code Section 8333(a) and (c) provide that the legislative body of a local agency may summarily vacate a public service easement if the easement has not been used for the purpose for which it was dedicated or acquired for five consecutive years immediately preceding the proposed vacation, or if the easement has been determined to be excess by the easement holder and there are no public facilities located within the easement.

Adoption of the enclosed resolution and the subsequent recordation will terminate the County's rights and interest in the Easement. The Board's action will result in the property being unencumbered by the Easement and available to the property owner for use without restriction of the Easement.

ENVIRONMENTAL DOCUMENTATION

This action is categorically exempt from the provisions of CEQA as specified in Sections 15305 and 15321 of the State CEQA Guidelines, which state that this class of projects consisting of minor alterations in land use, limitations, and actions to revoke entitlement for use, issued and adopted by the regulatory agency, have been determined not to have a significant effect on the environment.

IMPACT ON CURRENT SERVICES (OR PROJECTS)

This action will allow for additional property taxes through the vacation of the Easement.

CONCLUSION

Please return one adopted copy of this letter and one original and one copy of the resolution to the Department of Public Works, Survey/Mapping & Property Management Division, together with a copy of the Board's minute order. Retain one original for your files.

Respectfully submitted,

A handwritten signature in cursive script that reads "Gail Farber".

GAIL FARBER

Director

GF:SGS:mr

Enclosures

c: Auditor-Controller (Accounting Division - Asset
Management)
Chief Executive Office (Rita Robinson)
County Counsel
Executive Office

**RESOLUTION OF SUMMARY VACATION OF AN AIRSPACE EASEMENT
SOUTHEAST OF CONSTITUTION AVENUE**

THE BOARD OF SUPERVISORS OF THE COUNTY OF LOS ANGELES
HEREBY FINDS, DETERMINES, AND RESOLVES AS FOLLOWS:

1. The County of Los Angeles is the holder of an easement for airspace purposes (hereinafter referred to as the Easement) in, over, and across the real property legally described in Exhibit A and depicted on Exhibit B, both attached hereto. The Easement southeast of Constitution Avenue is located in the unincorporated community of Stevenson Ranch in the County of Los Angeles, State of California.
2. The Easement has not been used for the purpose for which it was dedicated or acquired for five consecutive years immediately preceding the proposed vacation.
3. The Easement has been determined to be excess and there are no public facilities located within the easement.
4. The Easement is hereby vacated pursuant to Chapter 4, Part 3, Division 9, of the California Streets and Highways Code, commencing with Section 8330.
5. The Director of Public Works or her designee is authorized to record the certified original resolution in the office of the Registrar-Recorder/County Clerk of the County of Los Angeles, at which time the Easement will be terminated.
6. From and after the date this resolution is recorded, the Easement will no longer constitute a public service easement.

The foregoing resolution was on the 7th day of January, 2014, adopted by the Board of Supervisors of the County of Los Angeles, and ex-officio the governing body of all other special assessment and taxing districts for which said Board so acts.

APPROVED AS TO FORM:

JOHN F. KRATTLI
County Counsel

SACHI A. HAMAI
Executive Officer of the
Board of Supervisors of the
County of Los Angeles



By

Julia Weissman
Deputy

By

A. T.
Deputy

RA:mr

P:\MPPUB\ADMIN\MARIA\BOARD LETTER RESOLUTION\AIRSPACE RESOLUTION.DOC

EXHIBIT A

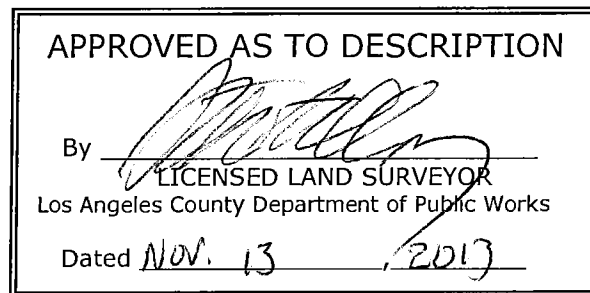
Project Name: **AIRSPACE EASEMENT SOUTHEAST
OF CONSTITUTION AVENUE 2-1VAC**
A.I.N. 2826-085-020 & 021 (Portion)
T.G. 4640-D1
I.M. 249-097
R.D. 556
S.D. 5
P.C.A. M1288101

LEGAL DESCRIPTION

PARCEL NO. 2-1VAC (Vacation of airspace easement):

That portion of Parcel 1, Parcel Map No. 24365, as shown on map filed in Book 271, pages 31 through 34, inclusive, of Parcel Maps, in the office of the Registrar-Recorder/County Clerk of the County of Los Angeles, shown and designated as "AIRSPACE EASEMENT TO THE COUNTY OF LOS ANGELES FOR UNOBSTRUCTED VISIBILITY" on said map.

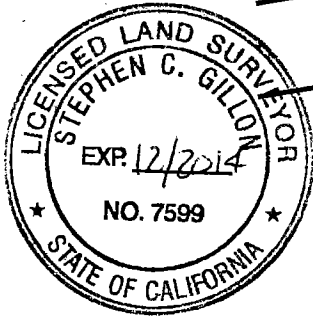
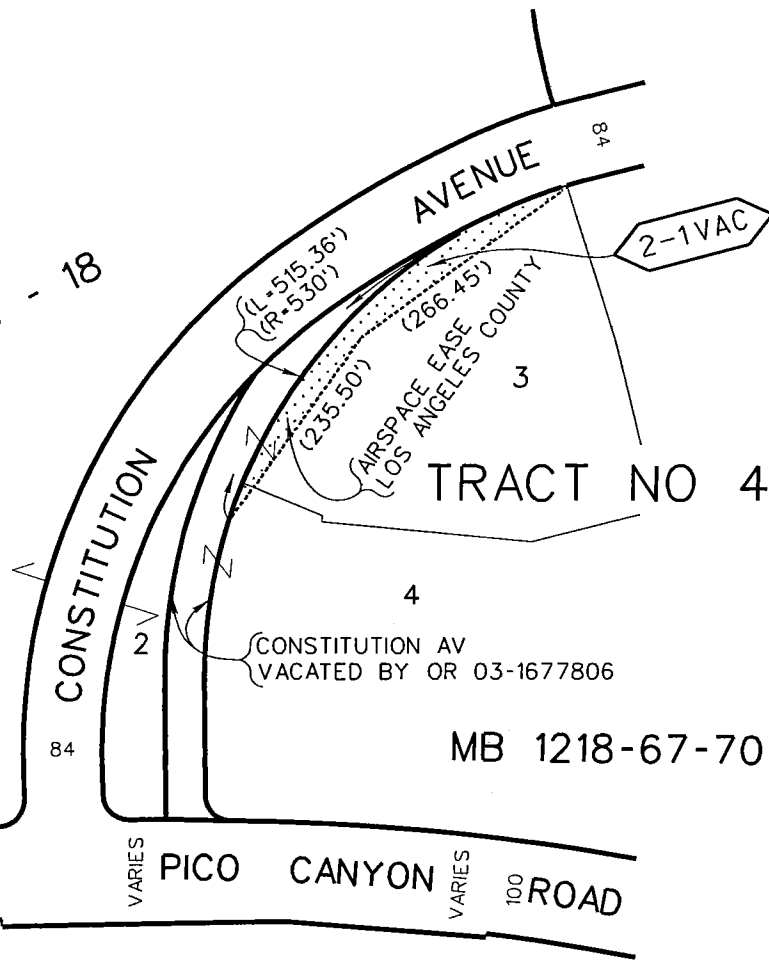
Total area of Parcel No. 2-1VAC containing: 10,455± square feet



TR 33608-03

(LOT) 1

MB 1291 - 15 - 18

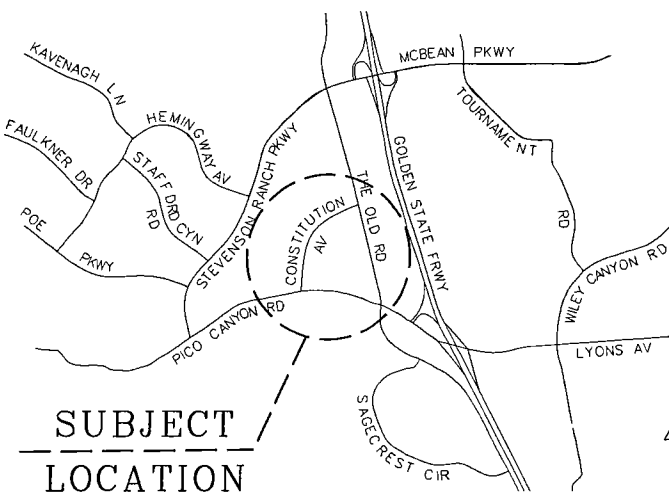


BY:

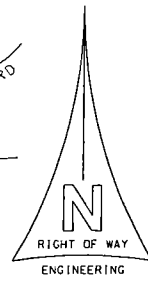
LICENSED SURVEYOR

11/13/13
DATE

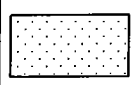
EXHIBIT B



SUBJECT
LOCATION



LEGEND

 PROPOSED VACATION OF
AIRSPACE EASEMENT
TOTAL AREA = 10,455* SQ.FT.
() DENOTES RECORD DIMENSION

ALL IN THE UNINCORPORATED TERRITORY
OF THE COUNTY OF LOS ANGELES

LOS ANGELES COUNTY DEPARTMENT OF PUBLIC WORKS

MAP PREPARED BY: R. AVANCENA

SURVEY/MAPPING & PROPERTY MANAGEMENT DIVISION

SD. 5	RD. 556	A.I.N. 2826-085-020 2826-085-021
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T.G.
4640-D1

VISIBILITY AIRSPACE
EASEMENT SOUTHEAST OF
CONSTITUTION AVENUE
(MPV0000119)

DRAWING NO.
M1288101

SCALE
1" = 200'

DATE
11-13-13

I.M.
249-097